

SW 1/4 SECTION 28, T1N, R1W, U.S.B.&M.

CASEY P. AND CHERI L. BOWDEN  
SPLIT LOT SUBDIVISION

LOCATED IN THE SW 1/4 OF  
SECTION 28, T1N, R1W, USB&M  
DUCESNE COUNTY, UTAH

SURVEYORS NARRATIVE  
WE WERE CONTACTED BY CASEY BOWDEN, NEOLA, UTAH AND ASKED TO SURVEY, MONUMENT, DIVIDE AND DESCRIBE THE PARCEL OF LAND AS SHOWN AND DEPICTED ON THIS PLAT.  
AS CONTROL FOR THIS SURVEY WE USED THE CORNER MONUMENTS AS SHOWN AND DEPICTED ON THIS PLAT REFERENCED TO THE DUCESNE COUNTY SURVEYORS OFFICIAL CORNER TIES FILED FOR RECORD WITH THE DUCESNE COUNTY RECORDERS OFFICE AS THE OFFICIAL CONTROL DOCUMENT ACCEPTED BY AND FOR THE GOVERNING BODY OF DUCESNE COUNTY. BASIS OF BEARINGS FOR THIS SURVEY IS THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 28, T1N, R1W, U.S.B.&M. WHICH IS ASSUMED TO BEAR N89°41'17"W  
IT SHOULD BE NOTED THAT G.P.S. EQUIPMENT WAS USED IN THE EXECUTION OF THIS SURVEY WITH ALL BEARINGS AND DISTANCES BEING TRANSLATED AND ROTATED TO MATCH THE CONTROL PLAT FILED FOR RECORD.

ORIGINAL DESCRIPTION TAX  
ID NO. 00-003-5380  
CIRCLE L RANCHES INC.  
SEC 28 T1N R1W USM, SW4SE4;SE4SW4; EXCEPT BEG AT S 1/4 COR OF SEC, TH N 1320 FT, TH E 165 FT, S 1320 FT, TH W 165 FT TO BEG. EXCEPT: THE WLY 165 FT OF SE4SW4; 70.00 ACRES

EXISTING LOT DESCRIPTION  
CASEY P. & CHERI L. BOWDEN  
BEGINNING AT A POINT WHICH BEARS N89°41'17"W 165.39' AND N0°00'21"E 33.00' FROM THE SOUTH 1/4 CORNER OF SECTION 28, T1N, R1W, U.S.B.&M. TO THE TRUE POINT OF BEGINNING. THENCE N89°41'17"W ALONG THE SOUTH LINE OF THE SAID SW 1/4 SECTION 28, 165.325'; THENCE N0°00'21"E PARALLEL TO THE EAST LINE OF THE SE 1/4 SW1/4 SAID SECTION 28 1284.00'; THENCE S89°30'34"E ALONG THE NORTH LINE OF THE SE 1/4 SW 1/4 SECTION 28 165.325'; THENCE S0°00'21"W PARALLEL TO THE SAID EAST LINE OF THE SE 1/4 SW 1/4 SECTION 28 1284.66' TO THE DESCRIBED POINT OF BEGINNING. CONTAINS 5.00 ACRES.

NEW LOT DESCRIPTION  
CASEY P. & CHERI L. BOWDEN  
BEGINNING AT A POINT WHICH BEARS N89°41'17"W 496.14' AND N0°00'21"E 33.00' FROM THE SOUTH 1/4 CORNER OF SECTION 28, T1N, R1W, U.S.B.&M. TO THE TRUE POINT OF BEGINNING. THENCE N0°00'21"E PARALLEL TO THE EAST LINE OF THE SE 1/4 SW1/4 SAID SECTION 28 1284.00'; THENCE S89°30'34"E ALONG THE NORTH LINE OF THE SE 1/4 SW 1/4 SECTION 28 165.325'; THENCE S0°00'21"W PARALLEL TO THE SAID EAST LINE OF THE SE 1/4 SW 1/4 SECTION 28 1284.66' THENCE N89°41'17"W 165.325' TO THE DESCRIBED POINT OF BEGINNING. CONTAINS 5.00 ACRES.

CASEY P. AND CHERI L. BOWDEN  
SPLIT LOT SUBDIVISION

LOCATED IN  
SECTION 28, T1N, R1W, USB&M  
DUCESNE COUNTY, UTAH

SURVEYORS CERTIFICATE

I JOHN T. KAY, UTAH COUNTY, UTAH, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT I HOLD CERTIFICATE #189319 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS PLAT AND ITS COMPUTATIONS AND FIELD SURVEYS NECESSARY FOR THE DATA COMPILED HEREON WERE MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT THE SAME ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

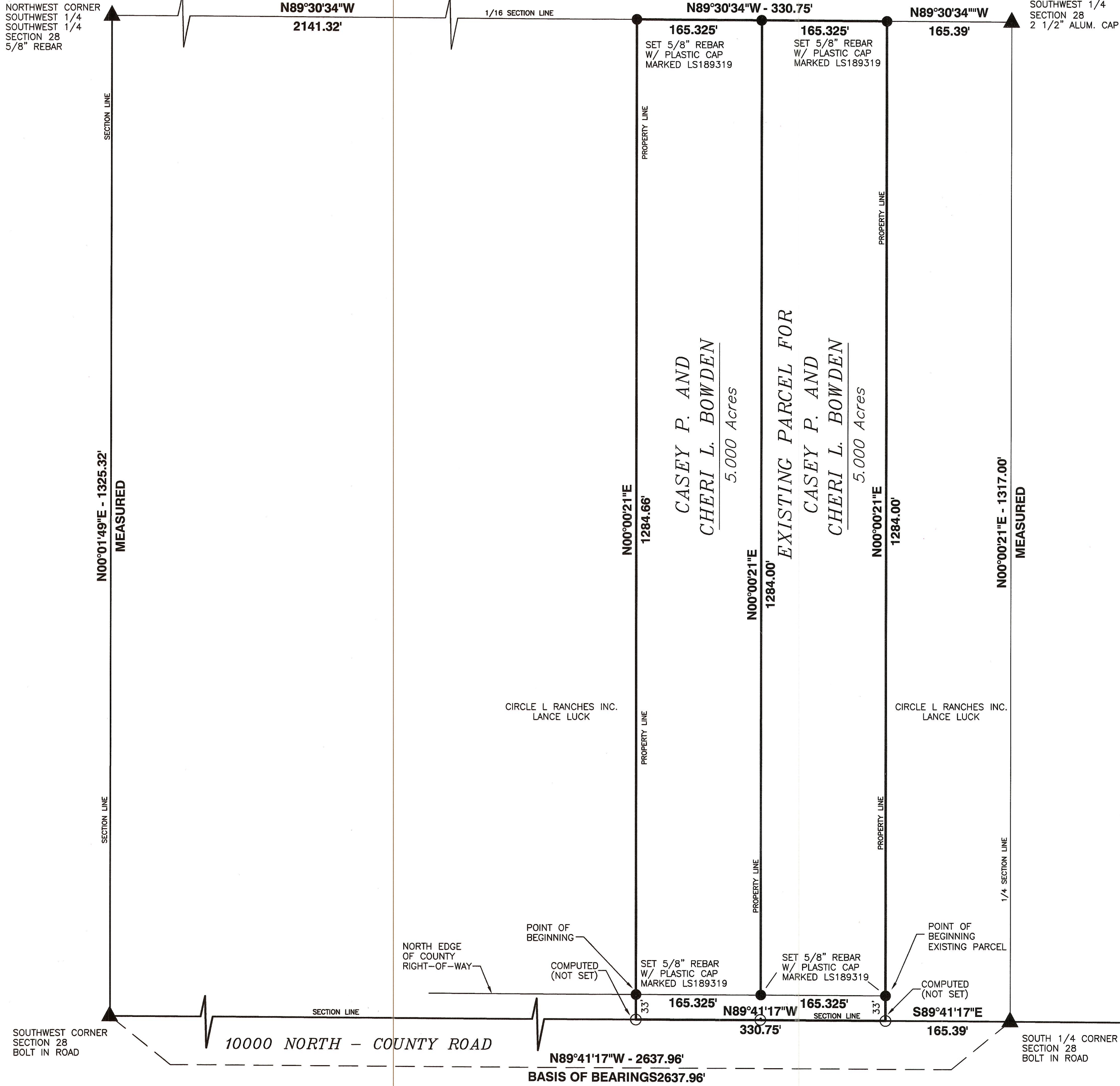
REGISTERED LAND SURVEYOR  
REGISTRATION NO. 189319  
STATE OF UTAH

DATE SURVEYED  
DATE PLATTED

JK  
JOHN T. KAY  
J.K. LAND SURVEYING  
646 EAST MAIN STREET - VERNAL, UTAH 84078  
(435) 789-6723 OFFICE - (435) 789-6724 FAX

Revisions		
No.	Date	Description
1	10-6	CHANGE OF LOT SIZE

Surveyed By: J.T.K. Drawn By: R.E.H.  
Date: 9-23-04 Checked By: J.T.K.



ADDRESS ASSIGNMENTS	
TAX ID NO.	ADDRESS
	562W 10000 N

COUNTY RECORDER  
FILE NO. FEE PAID \$ AT THE REQUEST OF JOHN T. KAY  
SURVEYING, THIS DAY OF 20

TRI-COUNTY HEALTH DEPARTMENT APPROVAL  
DATE

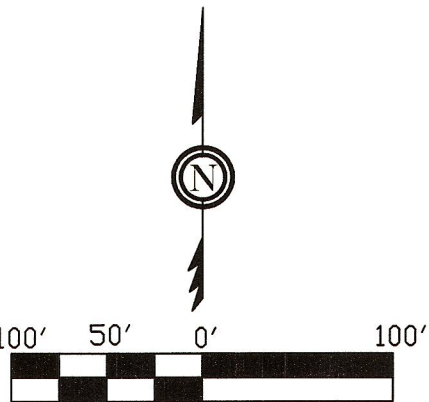
DUCESNE COUNTY PLANNING AND ZONING APPROVAL  
Michael A. Hyde 10-13-04  
DUCESNE COUNTY PLANNER DATE

DUCESNE COUNTY SURVEYOR REVIEW  
THE DUCESNE COUNTY SURVEYOR HAS REVIEWED THIS PLAT FOR CONFORMITY AND ADHERENCE TO DUCESNE COUNTY CODE AND TO THE LAWS AND REGULATIONS APPLICABLE TO THIS SURVEY. IT IS UNDERSTOOD THAT THE SURVEYOR ACCEPTS ANY AND ALL LIABILITY RELATED TO THIS SURVEY.

JERRY ALLRED R.L.S.  
DUCESNE COUNTY SURVEYOR DATE

OWNER'S CERTIFICATION  
I CERTIFY THAT I AM THE OWNER OF THE REAL PROPERTY SHOWN AND DESCRIBED HEREON, AND THAT I HAVE LEGAL AUTHORITY TO SUBDIVIDE THE DESCRIBED PROPERTY. I FURTHER CERTIFY THAT THE DESCRIBED LOTS WILL ABUT A DEDICATED STREET, THAT THE LOTS MEET THE SIZE AND AREA REQUIREMENTS OF THE ZONE IN WHICH THEY ARE LOCATED AND THAT I DESIRE TO SUBDIVIDE THE PROPERTY AND CREATE NEW LOTS AS SHOWN HEREON.

OWNER  
DATE  
OWNER  
DATE



- LEGEND
- = PROPERTY CORNER SET
  - = PROPERTY CORNER COMPUTED OR FOUND
  - ▲ = SECTION CORNER LOCATED
  - △ = SECTION CORNER COMPUTED